

TEXAS AVENUE CORRIDOR STUDY
PROPERTY INVENTORY SURVEY FORM

Property ID: R38671

Property Information

property address: 3410 S TEXAS AVE
legal description: RAMSEY PLACE #2, BLOCK 1, LOT 2,3 PT OF
owner name/address: AG SOLAR GUARD INC
PO BOX 2343
COLLEGE STATION, TX 77841-2343
full business name: AG Solar Guard
land use category: commercial-retail type of business: automobile accessories shop
current zoning: C2 occupancy status: occupied
lot area (square feet): 13,368 frontage along Texas Avenue (feet):
lot depth (feet): sq. footage of building: 2,154
property conforms to: ☐ min. lot area standards ☐ min. lot depth standards ☐ min. lot width standards

Improvements

of buildings: 1 building height (feet): 12 # of stories: 1
type of buildings (specify): concrete
building/site condition: 3
buildings conform to minimum building setbacks: ☒ yes ☐ no (if no, specify)
approximate construction date: accessible to the public: ☒ yes ☐ no
possible historic resource: ☐ yes ☒ no sidewalks along Texas Avenue: ☐ yes ☒ no
other improvements: ☒ yes ☐ no (specify) carport
(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☒ yes ☐ no ☐ dilapidated ☐ abandoned ☒ in-use
of signs: 3 type/material of sign: metal - 3
overall condition (specify): 2-semi-permanent signs 1-temporary sign
removal of any dilapidated signs suggested? ☐ yes ☒ no (specify)

Off-street Parking

improved: ☒ yes ☐ no parking spaces striped: ☐ yes ☒ no # of available off-street spaces: 8
lot type: ☐ asphalt ☒ concrete ☐ other
space sizes: sufficient off-street parking for existing land use: ☐ yes ☐ no
overall condition: good
end islands or bay dividers: ☐ yes ☒ no landscaped islands: ☐ yes ☒ no

Curb Cuts on Texas Avenue

how many: 2 curb types: ☒ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☐ yes ☒ no
if yes, which ones: _____

meet adjacent separation requirements: ☐ yes ☒ no meet opposite separation requirements: ☐ yes ☒ no

Landscaping

☐ yes ☒ no (if none is present) is there room for landscaping on the property? ☐ yes ☒ no

comments: all concrete

Outside Storage

☐ yes ☒ no (specify) _____
(Type of merchandise/material/equipment stored)

dumpsters present: ☐ yes ☒ no are dumpsters enclosed: ☐ yes ☒ no

Miscellaneous

is the property adjoined by a residential use or a residential zoning district?

☐ yes ☒ no (circle one) residential use residential zoning district

is the property developable when required buffers are observed? ☒ yes ☐ no

if not developable to current standards, what could help make this a developable property?

accessible to alley: ☒ yes ☐ no

Other Comments:

Possibly converted gas station or auto shop